

EXHIBIT 10-B2

Name of Grantee: _____

Date Completed _____

Year of HOME Grant: _____

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HOME Program Annual Certification for HOMEBUYER ASSISTANCE				
I. ** Copy this form if more space is needed	B Was the home sold in past 12 months (Yes or No) <i>If yes, see II below</i>	C Is the home the principal residence of current owner? (Yes or No) <i>If no, see III below</i>	D If No to Column C, Has the current owner been advised they are not in compliance with loan/grant? (Yes or No)	E If No to Column C, What steps is grant administrator taking to bring this project into compliance?
HOME Project # _____ Address: _____ _____				
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HOME Project # _____ Address: _____ _____				

II. For each "yes" answer in Column B, complete a separate form (found on reverse side). Make additional copies as needed.

III. For each "no" answer in Column C, answer the questions in column D and E.

If a HOME-assisted home(s) was sold in the last 12 months (in other words since the last HOME certification) complete this form. ** Copy form as needed, for each applicable address.

HOME Project Number: _____		
What was the initial affordability period on this project? _____ years		
On what date did the affordability period begin? ____/____/____		
What type of affordability restriction was placed on the home?	Resale? <input type="checkbox"/>	Recapture? <input type="checkbox"/>

IF HOMEBUYER MET THE AFFORDABILITY PERIOD RESTRICTION BEFORE SELLING HOME, DO NOT COMPLETE THE REMAINDER OF THIS PAGE.

If RESALE option was used, complete this table.		
Buyer's Last Name: _____ Family Size: _____		
Monthly Gross Income: \$ _____		
Is family's income at or below 80% Area Median Income? Yes <input type="checkbox"/> No <input type="checkbox"/>		
What was the sale price of the property? \$ _____		
What was the appraised value of the property? \$ _____		
Is the new PITI (principle, interest, taxes and insurance) affordable to the new homebuyer (e.g., approximately 30% of family's gross income)?		
Did the sale price provide the seller with a fair return on investment, including any improvements?		
Were fair housing requirements followed when selling the home?		
If applicable, have all flood insurance requirements been met?		
Did the property meet Housing Quality Standards when sold or within 6 months of the sale?		
Was the new homebuyer informed that s/he must maintain property as principal residence and that s/he must meet resale restrictions?		
Were new HOME funds (including HOME Program Income/CHDO Proceeds) invested upon resale of property?		
If yes, how much \$ _____, and what is the new affordability period? _____ years		
Was the deed restriction modified to reflect the new affordability period?		

If RECAPTURE option was used, complete this table.
How much was recaptured at time of sale? \$ _____
Were these funds placed in the HOME Program Income/CHDO Proceeds account? Yes <input type="checkbox"/> No <input type="checkbox"/>
If no, please explain why not: